



# Sussex County

## Planning & Zoning Commission

### AGENDA

March 24, 2016

6:00 P.M.

#### Call to Order

#### Approval of Agenda

#### Approval of Minutes – March 10, 2016

#### Special Business

Hazard Mitigation Plan Presentation

#### Old Business

##### CZ 1759 Osprey Point D, LLC

Application of Osprey Point D, LLC to amend the Comprehensive Zoning Map of Sussex County from an AR-1 Agricultural Residential District to a MR-RPC Medium Density Residential District – Residential Planned Community for a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 126.8795 acres, more or less, land lying west of Old Landing Road (Road 274) 1.2 mile south of Warrington Road (Road 275) (911 Address: 20836 Old Landing Road, Rehoboth Beach, DE) (Tax Map I.D. # 3-34-18.00-83.00).

Announcement of receipt of DelDOT comments and applicants response.

##### C/U #2043 Edward J. Kaye

An Ordinance to amend Condition No. 19 of Conditional Use No. 1431 (Ordinance No. 1530) to allow additional time to complete existing borrow pit operation located on a certain parcel of land lying and being in Seaford Hundred, Sussex County, containing 200.5 acres, more or less. The property is located at the northeast corner of Rd. 531 (Eskridge Rd.) and Rd. 533 (Sandfilippo Rd.). (911 Address: 22223 Eskridge Rd., Seaford). Tax Map I.D. 331-4.00-49.00

##### C/Z #1798 David and Veronica Hamm/Clarksville Auto

An Ordinance to amend the Comprehensive Zoning Map of Sussex County from an AR-1 (Agricultural Residential District) and a C-1 (General Commercial District) to a CR-1 (Commercial Residential District) for a certain parcel of land lying and being in Baltimore Hundred, Sussex County containing 3.99 acres, more or less. The property is located northeast of Atlantic Ave. (Rt. 26) approximately 300 ft. northeast of the



Clarksville intersection of Omar Rd. (Rt. 54). (911 Address: None Available) Tax Map I.D. 134-11.00-155.00, 153.00, and 83.01

### **Public Hearings**

**C/Z #1796 Lockwood Design and Construction Inc., – an Ordinance to amend the Comprehensive Zoning Map of Sussex County from an AR-1 (Agricultural Residential District) to a MR (Medium Density Residential District) for a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County containing 35.45 acres, more or less.** The property is located on the northeast side of Warrington Rd. (Rd. 275), 0.25 mile southeast of John J. Williams Hwy. (Rt. 24). (911 Address: None Available) Tax Map I.D. 334-12.00-127.02, 127.04, 127.05

**C/U #2046 Lockwood Design and Construction Inc.,– an Ordinance to grant a Conditional Use of land in a MR (Medium Density Residential District) for multi-family dwelling structures located on a certain parcel of land lying and being in Lewes and Rehoboth Hundred, Sussex County, containing 35.45 acres, more or less.** The property is located on the northeast side of Warrington Rd. (Rd. 275) 0.25 mile southeast of John J. Williams Hwy. (Rt. 24). (911 Address: None Available). Tax Map I.D. 334-12.00-127.02, 127.04, 127.05

### **Other Business**

#### **Harbor Point 2013-4**

Final Subdivision Plan

#### **Cape Henlopen State Park**

Final Site Plan

#### **Bay Forest Club Phases 4 & 5**

Final Site Plan

#### **Harbor Point 2013-4 – Amenities**

Preliminary Site Plan

#### **Coastal Station**

Preliminary Site Plan

#### **Lands of Reyna, Jr on Coon Den Rd.**

Minor Subdivision with 50 ft. easement

#### **Lands of Farmer John B. Calhoun Farm, LLC**

Minor Subdivision with 50 ft. easement

#### **Lands of George West off West Beach Rd.**

Minor Subdivision off 50 ft. easement

**Lands of Calvanesa off Dublin Hill Rd.**  
Minor Subdivision with 50 ft. easement

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Planning and Zoning Commission meetings can be monitored on the internet at  
[www.sussexcountyde.gov](http://www.sussexcountyde.gov).

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In accordance with 29 Del. C. §10004(e)(2), this Agenda was posted on March 17, 2016, 2016, at 8:37 am., and at least seven (7) days in advance of the meeting.

This Agenda is subject to change to include the addition or deletion of items, including Executive Sessions, which arise at the time of the Meeting.

Agenda items listed may be considered out of sequence.

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